

ELECTRONICALLY RECORDED

OFFICIAL PUBLIC RECORDS



Krista Bartsch

KRISTA BARTSCH, County Clerk

Bastrop Texas

July 05, 2023 09:28:13 AM

FEE: \$38.00

MANAGEMENT CERT

202309899

MANAGEMENT CERTIFICATE OF RIVERBEND AT DOUBLE EAGLE RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer of Riverbend at Double Eagle Residential Community, Inc. and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Riverbend at Double Eagle.
2. The name of the association: Riverbend at Double Eagle Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: That certain real property in Bastrop County, Texas, as described on Exhibit "A" to that certain Declaration of Covenants, Conditions and Restrictions for Riverbend at Double Eagle, recorded under Document No. 202216426, Official Public Records of Bastrop County, Texas (the "**Declaration**").
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the association: Riverbend at Double Eagle Residential Community, Inc., c/o The Management Trust, 1 Chisholm Trail, Suite 450, Round Rock, TX. 78681.
6. The name, mailing address, telephone number, and email address of the person managing the association:

Name:	Enid Simon
Mailing Address:	The Management Trust 1 Chisholm Trail, Suite 450 Round Rock, TX. 78681
Telephone Number::	(512) 234-3320
Email Address:	enid.simon@managementtrust.com
7. Website to access the association's dedicatory instruments:

RIVERBEND AT DOUBLE EAGLE RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE

<https://my.managementtrust.com>

Once homeowner logs into the portal, they will go to the tab on the left side that states "Documents" to find the governing documents.

8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Working Capital Assessment - \$250.00

Transfer - \$200.00

Resale Certificate Fee - \$360.00

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

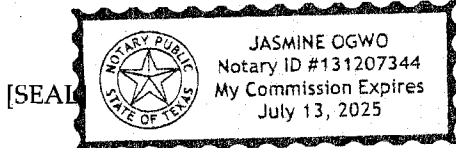
EXECUTED to be effective on the date this instrument is Recorded.

**RIVERBEND AT DOUBLE EAGLE
RESIDENTIAL COMMUNITY, INC.,**
a Texas nonprofit corporation

By: SC
Printed Name: Sean Frates
Title: Division President

STATE OF TEXAS §
 §
COUNTY OF Williamson §

This instrument was acknowledged before me this 22 day of June, 2023 by
Sean Frates Division President of Riverbend at Double Eagle Residential
Community, Inc., a Texas nonprofit corporation, on behalf of said non-profit corporation.



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:
Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
rburton@winstead.com

RIVERBEND AT DOUBLE EAGLE RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE

ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for Riverbend at Double Eagle, recorded as Document No. 202216426, Official Public Records of Bastrop County, Texas.
2. Riverbend at Double Eagle Community Manual, recorded as Document No. 202301417, Official Public Records of Bastrop County, Texas.
3. First Amendment to Declaration of Covenants, Conditions and Restrictions for Riverbend at Double Eagle, recorded as Document No. 202307831, Official Public Records of Bastrop County, Texas.
4. Riverbend at Double Eagle Adoption of Working Capital Assessment, recorded as Document No. 202309784, Official Public Records of Bastrop County, Texas.
5. Riverbend at Double Eagle Residential Community, Inc. Declarant Removal and Appointment of Directors, recorded as Document No. 202309772, Official Public Records of Bastrop County, Texas.

RIVERBEND AT DOUBLE EAGLE RESIDENTIAL COMMUNITY, INC.
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